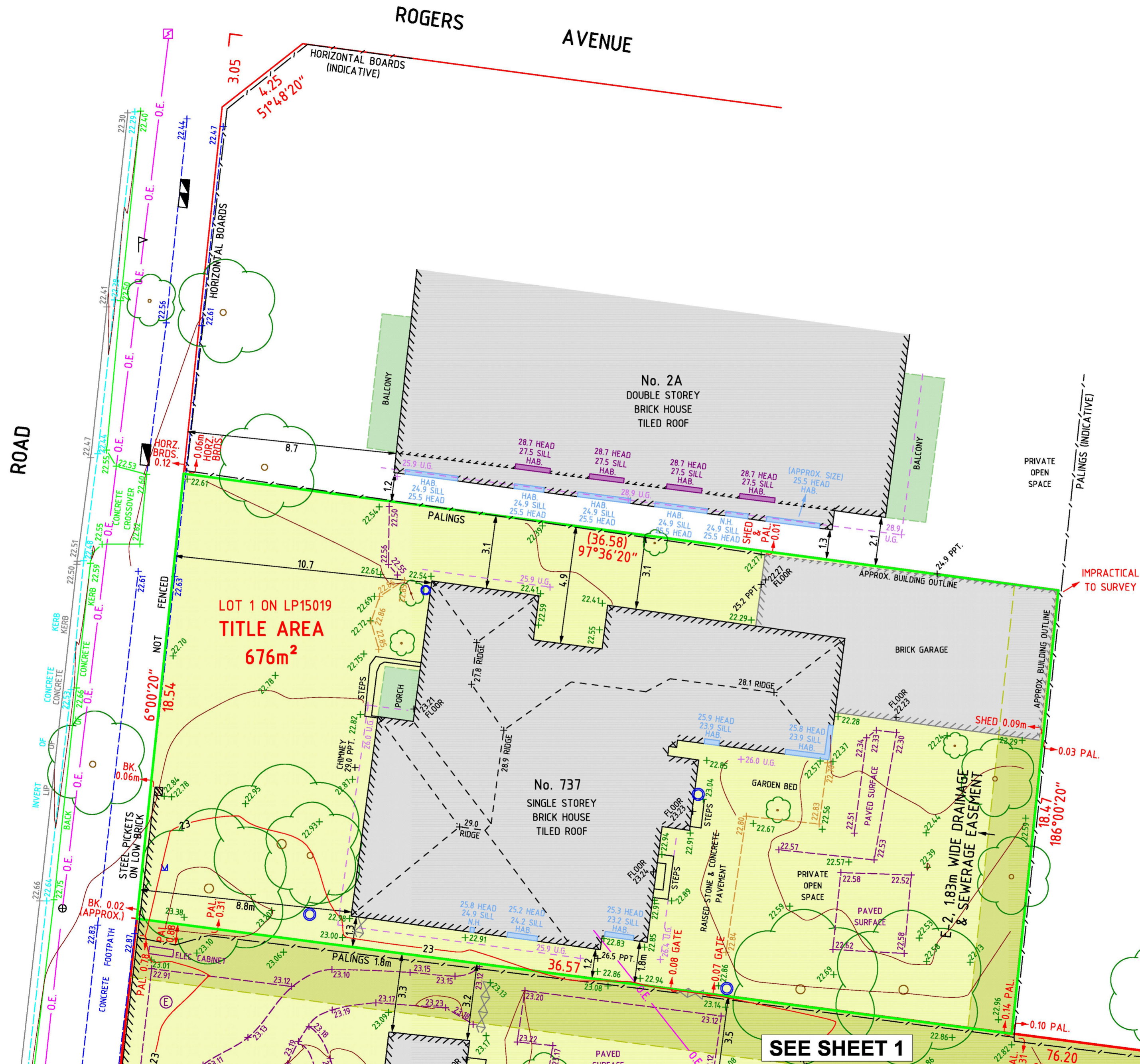






AERIAL PHOTO (NOT TO SCALE)



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No. 2 ROGERS AVENUE  
PRIVATE OPEN SPACE

SEE SHEET 1

MG94 ZONE 55



**NOTATIONS**

- LAND SUBJECT TO EASEMENTS: E-1, 2.44m WIDE DRAINAGE & SEWERAGE EASEMENT IN FAVOUR OF LOTS ON LP34080
- E-2, 1.83m WIDE DRAINAGE & SEWERAGE EASEMENT IN FAVOUR OF LOTS ON LP15019
- LEVELS ARE TO THE AUSTRALIAN HEIGHT DATUM (A.H.D.) VIDE MOORABBIN PM 81 WITH STATED RL. 12.65m
- ALL WIDE GNSS OBSERVATIONS USING RTK SOLUTIONS PROVIDED BY GPSNET™
- TBM IS A RIVET IN TOP OF KERB
- TITLE SHOWN IS ENCLOSED BY A THICK CONTINUOUS RED LINE
- SUBTRACT 6°56'50" for TP202383S BEARINGS
- SETBACKS AND OFFSETS ARE SHOWN TO TITLE UNLESS OTHERWISE NOTED
- TREE SPREADS, TRUNKS & POSITIONS ARE APPROXIMATE ONLY
- FENCE LOCATIONS AND SOME FEATURES HAVE BEEN EXAGGERATED FOR CLARITY AND/OR DERIVED FROM PHOTOGRAPHY
- CONTOUR INTERVAL: 0.2m

**RE-ESTABLISHMENT, FEATURES & LEVELS PLAN**

ADDRESS: 741 HAWTHORN ROAD, BRIGHTON EAST 3187 (MELBOURNE MONTESSORI SCHOOL)

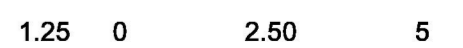
SHEET 2 OF 2

PARISH OF MOORABBIN  
PART OF DENDY'S CROWN SPECIAL SURVEY  
TITLE DETAILS : LOT 1 ON TP202383S, LOT 1 ON LP15019  
VOL. 9482 FOL. 027

REF: J20402 DA  
VERSION: 02  
SURVEY DATE: 19.02.2024  
SURVEY DATE: 20.03.2024

SEE SHEET 1 FOR LEGEND

**SCALE**



LENGTHS ARE IN METRES

ORIGINAL SHEET SIZE A2  
SCALE 1:125